

**SPECIAL MEETING  
BOARD OF MAYOR AND ALDERMEN  
(PUBLIC PARTICIPATION)**

**January 16, 2007**

**7:00 PM**

Mayor Guinta called the meeting to order.

Mayor Guinta called for the Pledge of Allegiance, which was led by Alderman Forest.

A moment of silent prayer was observed.

The Clerk called the roll. Fourteen Aldermen were present.

Present: Aldermen Roy, Gatsas, Long, Duval, Osborne, Pinard, O'Neil, Lopez, Shea, DeVries, Garrity, Smith, Thibault, Forest.

Mayor Guinta advised that the purpose of the special meeting is to give residents of Manchester the opportunity to address the Board on items of concern affecting the community; that each person will be given only one opportunity to speak; that comments shall be limited to three minutes to allow all participants the opportunity to speak and any comments must be directed to the Chair.

Mayor Guinta requested that any resident wishing to speak come forward to the nearest microphone, clearly state their name and address when recognized, and give their comments.

John Dodge, homeless, stated: my proposal is that there is a lot of homeless people out there. A lot of people are dying, and there's not enough jobs to go around. The proposal is that all the trash, all the garbage that is all over the streets, should be removed, you know, given to the homeless people through the City department. A lot of the buildings that are just deteriorating in this town right now that are just fire traps should be used for the homeless people, rather than them sitting outdoors, freezing to death. So far there has been four people that have died out there. And I'm very nervous right now. It's the first time I ever spoke, but I do feel that there has to be something done about the situation.

The homeless shelter right now is a very dangerous place to be, because I've lived at the homeless shelter. I had my watch, my wallet and my backpack stolen. I live outdoors. I lived outdoors last night, the night before and the night before. There has to be something done about this situation. Like I was saying, you could utilize some type of jobs for these

people to pick up the trash, all the garbage and remove those and use this resource like upstate New York has done, which they have very clean streets and they have places where there is no homeless. I'm just a small part of this and I'm just trying to propose a little plan of making clean streets and giving jobs to the homeless. It could be minimum wage; let them fix up some of the homes around here, the deteriorating buildings that are sitting around just being fire traps because you have a lot of resourceful individuals out there. All we need is a chance. Thank you.

Glenn RJ Ouellette, 112 Auburn Street, Manchester, NH (Re: Crime in the City) stated: The skating ring, a quarter million dollars we paid for it ten years ago. It doesn't matter where the money came from. It comes out to be taxpayers' money, one way or another. Federal, state, local. If it's a donation, it's owned by the City. A quarter million dollars and you're advertising in the newspaper that you're going to dump it, junk it. It's been in the warehouse now for what...six, seven years? Why did we buy it if we didn't need it? We did. I bet you could have it reinstalled where it was for very little money. But if you don't want to make the effort, there must be one ward here, one alderman that has one ward that their ward could use that skating ring in one of the parks somewheres for the winter. And if you don't want to put it back together, at least put it on eBay. After all, you did sell your parking meters for fifteen bucks, and you could have gotten fifty bucks for them. So how about trying at least to sell it to someone that wants it? And return some of that money back to the citizens. They're hard working money. I am so tired of seeing projects created in this City, and then before they get paid for, they get trashed. A \$200,000 stage that got used once and never even got completed. It's gone. Singer Park. We're still paying for it. It's gone. We had to tear it down and build it somewheres else. I'm all in favor of creating projects that help the City, but not tearing others that we have to rebuild somewheres else. You guys are in the process of thinking...you've talked about it. I've heard you. Another indoor skating ring. And one of your proposals is to put it where the other one exists on the West Side. Our City buses don't go there. The people who walk can't get there. Put the resources where they belong, where people can get to them. If you build something and we can't get to them, it's a waste of money. This week, on Friday at four o'clock on Channel 23, there's going to be a new show called Ouellette At Large. I'm going to be showing you three examples in one neighborhood in the inner city, in Ward 3, of why crime is increasing in this City. In all three examples it's because the ordinances are not being followed. The City is lax on their ordinances. And next week I'm on the West Side and it's horrible what I found on the West Side. Roofs that are caving in. Garbage. I could count a hundred cars in three hours on the West Side that are not licensed or registered. And you're going to tell me you guys can't have those cars picked up? One truck, a flatbed, has a flat. It was last registered in February of 2004. It's sitting in a front lawn on the West Side. It has nine washing machines on it and a tub, on a front lawn. And you guys, for two years, cannot pick that up and charge them for it? Other cities are doing it. Boston does it. Jackson, Mississippi does it. Other communities do it. Why can't we? Let's get our act together here and clean up this City or

we're not going to solve our crime. We are just as responsible as those that are committing the crime because we let them in here. We're soft on crime. Thank you.

Richard Duckoff, 380 North Bay Street, Manchester NH (Re: Building Department) stated: I'd like to first ask the viewing audience...am I right that we're on TV? There is a viewing audience. I'd like to ask them to get their pens and pencils and a piece of paper because I have an email address at the end of this and a web address that I'd like them to jot down.

Mr. Mayor and Aldermen, I was at the last Tuesday's Administration Committee meeting, and I have to tell you, it's one of the best meetings I have ever been to in my life. There has to be a chemistry in that Committee that works. And I have to congratulate the Committee and, frankly, its Chairman, for having done stellar work. I wish I could say that at every meeting I come to, or every day that I go someplace. It was awesome. As a result of that meeting, on Thursday last, the Building Commissioner spoke to one his subordinates and came out with this list of nine zoning issues that are now going to be a priority in this City. With a request – I guess it's more than a request – that the Housing Code Inspectors start documenting some of these violations and how many they get on a weekly basis. That was passed on down from the Building Commissioner. One of them is the one I'd like to talk about tonight. I express my outrage in a different way than Glenn does, but it's in a similar vein. One of the problems in this City, and it's one that I'd like to focus on tonight. It's listed here: parking in front, rear and side yards. Conservatively, there are 300 to 500, maybe two or three times that many, single family residences, in a majority probably, in the North End as well as the East Side, the West Side, the South Side of the City. All over town. It's amazing that some of you Aldermen don't have in a house opposite you, or just next to you, somebody parking in their front yard, or their side yard. You wouldn't like it. I wouldn't like to look out at my home and see that, but it's happening everywhere. I could document...in one hour I could find ten to fifteen of these. It's simple, but the rule is that the Housing Code Department, the Building Department has a rule. Nobody goes out and looks for anything. It depends upon citizen complaints. Now that's hard. Citizens don't like to complain. It's terrible. This City is going down the tube in the best neighborhoods. I live in the North End. A block away from me there's a car parked on this front lawn. On Union Street, at the crest of the hill, there's two cars parked, three cars parked. On Campbell Street...I have to go to Hannafords, and I have eyes, I can see. I don't have to get trained inspectors. I can see. There's a car parked on the front lawn there. It's everywhere.

Something has to be done. I want to ask the viewing audience to take out their pen and pencil and write down this address. This is the address for the Neighborhood Enhancement Team program, designed to aid every neighborhood in the City. Send in via the internet, any violation complaints. The address is this: [www.manchesternh.gov/Forms/net.asp](http://www.manchesternh.gov/Forms/net.asp) or if one wants to email directly to the coordinator of that program, you would send an email to [mnormand@manchesternh.gov](mailto:mnormand@manchesternh.gov) And if you want this to be anonymous, if you feel that, gee I don't want anybody to know that I have to be the good citizen and the City isn't doing anything and I know it's unfortunate, but, boy, I can't stand this anymore, to have to look out at this. Just request that it be anonymous. And I've been assured that it will be anonymous. We

have to take back our City. It isn't right that citizens have to...it's happening everywhere. The City can take the initiative, but it's got to come from the top. It cannot just come from inside some bureaucratic department. That's not going to help our City. Thank you much.

Robert Tarr, 318 Spruce Street, Manchester, NH stated: every day you leave your home and travel throughout your neighborhood. Everywhere you drive, to and from and here and there, it's out there. It's everywhere. What am I referring to? It has a title. It's called the cost of living. In the ten years my family has lived here in Manchester, our apartment first went for \$500 a month for a three bedroom. Today it goes for \$900. Salaries and wages for the City's non-administrative personnel have almost not increased to the cost of living. They've only slightly risen, or not at all. This increases also includes the salary and payroll of our Police Department most of all. You ask why enrollment is down. You ask why we have so few enlisted in the Manchester Police Department. The answers to these questions are in your agenda before you tonight this evening. Items such as consolidating our City government, reducing wasteful spending through central processing in finances, as well as other measures that will help streamline the process of raising salaries and making jobs and opportunities more attractive here in Manchester. Let us continue to work to find ways to save money that we can spend in the best means possible. If you want to see the enrollment in the Police Department go up, then we need to find savings that can be applied to that position. Let's not miss a chance to do right for the City and its people. Thank you.

Howard McCarthy, 105 Randall Street, Manchester, NH stated this is like the inner sanctum. However, what I'd like to say is that I think some of the ordinances are outdated, indated, and some are just unfair. Having had a visit recently by the NeighborWorks, I want to thank them for helping me out because I had a lot of items I had taken from the Londonderry Flee Market and placed them in my yard, and I had no place to store them. So, I did buy a tent and put a tent in the back of my yard, and I've been working at it hard for about a month to store everything in that tent. I have to say that as of today, about 95% is in there. And there's only a few things left in the yard, I guess probably normal things that people would leave, like a bench and a couple other small items. My point is that, because I have done this, and it was my own fault, because I was uninformed about some of the ordinances that I should have known. So I take the blame for that. But, I was just wondering about other people who are not informed fully about all of the ordinances that they should know about. I think that, because when ordinances are broken, a fine is involved and I know they had a meeting, I think it was last week, had something to do with ordinances and some suggestions went about charging more money. I don't think that's the way to go. I think the way to go would be to spread the word as much as possible so people can learn what ordinances are and why they should observe them, and of course if they don't, a fine is involved. So, think that, well, two minutes isn't enough. This is my TV debut, so I'm going to sing a little song. East Side, West Side, all around the town. NeighborWorks are coming, just to look all around. Boys and girls together, to see if you observe the law, or trip the light with a flaw, on the sidewalks of Manchester. I know it's a little silly, but it was written in 1894 by Jim

Blake and Charles Waller, two good Irishmen. Thank you very much for allowing me to speak, and I am going to follow up on some ordinances that I think should be looked into.

Tom Mooney, 544 Granite Street, Manchester, NH (Re: Ordinances/Public Views of the City) stated: I just want to give you a little background. I went to high school here in Manchester at Trinity. I went to St. Anselm College and graduated with a degree in sociology. I am currently an educational assistant at Parkside Middle School. And I'm also a member of the West Granite Neighborhood Watch. I wanted to read a letter that I wrote to the Manchester Express that was published in the January 10<sup>th</sup> issue: My sister came to pick me up just the other day, and I told her to meet me at the Dunkin Donuts on Granite Street. "Oh, the sketchy one by CMC?" she asked. My sister does not even live in Manchester and she describes this area as sketchy. My wife and I have lived on West Grantie Street for a little over two years now. We've enjoyed our time here and at the end of the summer joined the Neighborhood Watch group that is known as the Granite/West Street Neighborhood Watch. I will say that when we moved to the area, people helping us move said the area looked a little run down and asked if we were serious about moving here. I had to explain to my closest friends and family that it gets better the further up you go. This shouldn't be the case. While there's been some improvements in recent months, there is much to be done. As members of the Community Services Committee of NeighborWorks Greater Manchester, my wife and I and a group of other citizens went before the Board of Mayor and Aldermen to support some ordinances changes aimed at neglectful landlords. I encourage your paper to report on these proposed ordinances about the blighted areas of the City, both on the East and West side. Recently, one thing I focused on that really interests me...I was at St. Anselm College studying sociology with social ecology, which is the study of development and decline in urban areas. I think the ordinance changes that we presented last Tuesday night, that were discussed, would help to develop the West Side and other parts of the City. The ordinances are about neglectful landlords. I feel that they would really help the City as a whole. Thank you.

Ginger Ferrer, 521 Pine Street, Manchester, NH (Re: Non-compliance concerns) stated: I've been here a number of times regarding the subject matter that's being discussed here tonight – the Building Code and Variances and the lack of Building Code compliance. The appearance of the inspectors at the Building Department...I spoke before to the subject of the Code of Ordinances book. That is there for the public to become aware so that they can protect themselves, as well as landlords can protect themselves. We have another two year old child who is very, very sick. We had a little girl that died a couple of years ago because of lead paint poisoning. It's been 29 years since the law went into effect. These properties keep changing hands. They keep getting Code Compliance certificates when they're not code compliant. And there's a property at 36 Granite Street where the woman says she can't afford to fix her property. Then how did she get a Code Compliance certificate in the first place, when these buildings are obviously very run down? How did they pass inspection? And now the American taxpayer, \$1.8 to help these people bring their properties up to Code,

if they do so. Why is that outside sources have to come in to fix what our own municipality is supposed to keep in check, and that is that people are safe in their houses. That if a tenant pays their rent, then they should get what they're paying for. I don't understand why and how long Leon LaFreniere, Al Kula, and all these other inspectors have gotten away with giving Code Compliance certificates to properties that don't pass the Code. There are human lives there. This is not a kennel. These are human beings, and even animals get treated better than some of the tenants in this City. So, I keep asking the questions. For two years I've been asking. More people are coming together. I talk about this on my show frequently because people call me, I see it in the paper. The same with the ice rink. I wrote a note and they put it in the paper. Why don't they put this ice rink on eBay or have a public auction, or have some scrap metal company come along and take it away, and pay the City for the scrap metal? Just the same thing with the cars that are on people's properties. Get a scrap metal company to come in and take it away. Thank you.

Mayor Guinta recessed the special meeting to call the regular meeting of the Board of Mayor and Aldermen to order.

Mayor Guinta called the special meeting back to order.

Will Stewart, 20 Merrimack Street, Manchester NH (Re: Code Enforcement) stated: I'm here on behalf of NeighborWorks Greater Manchester, located at 20 Merrimack Street. Before I begin, I'd like to thank the gentleman who preceeded me for his fine musical entertainment for us. I must say that it's no secret that there are pockets of Manchester that won't be featured in Chamber of Commerce brochures any time soon. When confronted with such urban blight in certain neighborhoods across our City, there's a natural inclination to ignore it and hope it will go away. But it won't go away by itself. Last Tuesday, the Committee on Administration and Information Systems had a lively discussion on this creeping problem of urban blight that is being allowed to spread, seemingly unchecked. Committee members also discussed several possible solutions to this problem that were proposed by the Community Services Committee of NeighborWorks Greater Manchester, on whose behalf I speak tonight. In the end, the Committee voted to recommend this Board accept the recommendations of City staff to increase fines levied against problem landlords and other negligent property owners who do not adhere to a number of Housing Code and trash related ordinances already on the books. The Committee also expressed interest in amending a State law to allow the City to better address this root problem. These actions are a good start, and I, along with the rest of the Community Services Committee, a number of whom are in the audience tonight, encourage this Board to pass them tonight when they come before you. But as good as these motions will be, and are, more action must be taken. If this urban cancer continues to spread, the result will only be more blight, which, among other negative quality of life consequences, will result in declining property values for us all, which in turn means declining tax revenues for the City. During last week's meeting of the Committee on Administration, Alderman DeVries rightly noted that other states have figured out how to enforce similar ordinances to those here in New Hampshire. Indeed, City officials recently

began a thirty-day blitz to rid neighborhoods of abandoned and junked cars. According to this front page article, in yesterday's Clarion Ledger, the largest paper in Jackson, Mississippi, code enforcement officials there have towed more than one hundred vehicles since January 2<sup>nd</sup>, after giving a grace period of some 300 tagged cars whose registrations had expired. I find it interesting that Jackson, Mississippi, is more aggressive than Manchester, New Hampshire, when it comes to addressing such quality of life issues. Abandoned and unregistered cars, garbage on sidewalks, problem landlords renting to problem tenants, junk on front lawns, neglected property. The list of problems facing the health of our community and our neighborhoods and in turn, the City, they go on and on. The system is broken and it needs to be fixed. This is only an issue that will not go away by ignoring it. It's going to get worse unless action is taken. As representatives of the City's neighborhoods, please take that action. Since its inception fifteen years ago, NeighborWorks Greater Manchester has supported and helped revitalize the City's most distressed neighborhoods. Our commitment to this remains, and we stand willing and able to help the City in this undertaking in every way we can. Thank you.

Chris Leone, 503 Granite Street, Manchester, NH (Re: Code enforcement) stated: I'm here to talk about the ordinance changes that we proposed. I'm a property owner and I'm a landlord. I'm a responsible landlord that takes care of my place, and I'm surrounded by people that do not. I worked on getting these ordinance changes drafted so that we could deal with this issue that we have in my area on the West Side, and plagues the City in many other areas. Some of the Aldermen here know me all too well. I've been a resident of Manchester now for five years. Four years now, I've been working on this problem, and I'm finally getting somewhere. I've stated before that this is a common sense issue that, if people had a little common sense and used common sense, not to behave like this or allow this stuff to happen, we would all not be here tonight, wasting all of our time getting all this stuff drafted and taken care of. A lot of time and effort go into this, and it's not really necessary. Like I said, it's a common sense issue and if it can't be dealt with with common sense, then we're relying, or we're looking forward to the City and the City officials to deal with this issue. Again, four years I've worked on this and I'm beside myself at what's going on in my neighborhood. I can't take it anymore, so I'm here before you tonight, asking again to please review these ordinances and I hope in a favorable vote, and again, these ordinance changes and stuff that we've talked about here are not targeted toward responsible landlords. It's the landlords that continue...not only landlords but tenants as well, because they need to be educated too. But the landlords that continue to have violation after violation. Some of us landlords have none, have never had one. And these are not the people that need to be concerned. But if you go up and down my street...right now it's actually better because of George Smith and Henry Thibault, but for the last four years, it has been a disgrace. And it's always the same buildings that have the problems. And I've stated this before, is the buildings that have these trash and violation problems are where all the crime and the loitering and all the problems originate from in these neighborhoods. So we need to lay down the law here and let these people know that this is the first step because we're not

going to take it anymore. We're taking control of our neighborhoods. This is the first step, and we need to know that we are just not going to tolerate this anywhere in the City anymore and we're looking to the City – the Aldermen, the Mayor - for support on this issue. I'm really in favor of this and I hope you guys are all in favor of it.

Malcolm Beaulieu, 565 Beacon Street, Manchester, NH (Re:Ordinance Fees) stated: I own property in Manchester. I'm a landlord, and I oppose these increases in fines. Part of my reasons is bad landlords probably make up less than two percent of the landlords. If you increase fines, your increasing fines on the good landlords. Bad landlords are not going to care. It's going to generate more revenue for the City, but what are you doing? To the tenants? You talk about affordable rents. You're not going to be able to accomplish what you want. You want to hold the landlords accountable. The only answer is a process of law. You fine them, they don't pay, they don't clean their act, you take them to court. You don't increase fines. Increasing fines in this case is not going to do anything for anybody. It's not going to make the bad landlords perform better. People complain and say, well, they pay it because it's cheap. Some pay it because the process is not followed through. They don't go to court. Others you hear, well, you go to court, but the courts are not very favorable. They let them off. Landlords face this every time they go to court. A landlord goes to court and says, the courts are in favor of the tenants. We're losing. A landlord doesn't go back with his tail between his legs and say, gee, I guess I'm going to have to rent to this individual for nothing. Maybe if I double the late fees they'll eventually pay. Well, it doesn't work that way. So the landlord goes back to the drawing board and says, What's the law? What do I have to do? They do it. They go back to court and they get the thing taken care of. That's what the City has to do. Not turn around and penalize good landlords because you can't accomplish what you want to because you're not willing to take the time to set up a good case and take care of the bad landlords. Manchester used to be number one best place to live. What the hell has happened the last three or four years? You can't even find Manchester today on the hundred best cities in the United States. People are going to say, That's the fault of the landlords. Well, I'm not going to swallow that one. It's not the fault of the landlords. In the newspapers that's all there is is bashing, bashing, bashing. Bad landlords. Look out. Slum lords. And what you're doing is degrading. Thank you.

Kathryn Stergios, PO Box 816, Manchester, NH (Re: Ordinance Fees) stated: I'm interested in commenting in regards to NeighborWorks. I attended last week's meeting and after listening to different people discussing things about the increases in the fines, I went onto the NeighborWorks website to educate myself about them a little bit. And I was disturbed to find out a few things. One of them, which...and I was at the meeting last week. I didn't hear any kind of public disclosure that Alderman Lopez is a member of the Board of Directors of NeighborWorks, and it seems to me that this is a conflict of public interest, that he's on this Committee as a member of the Board of Directors and he's voting on this, and I really see that as a conflict. I tried to obtain the minutes today for last week's meeting, and they were unavailable, and they couldn't give me a date of when they'd be available so I



could view them to see if there was any kind of public disclosure about this. I also, going on the website, found out that Mr. Lopez is also a member of the Finance Committee, and to me that seems kind of ironic that NeighborWorks could stand to benefit by buying properties that have problems, like the one that was...there was an article written about in the Manchester Express. A woman that was disabled, and she had said in the article that she was approached that she should possibly sell her property and I guess she has some financial issues and she also indicated that she was disabled. I just would think that if somebody is on a board, volunteering their time, that there should be some kind of public disclosure. It should be left up to the people of Manchester, you know, how they feel about it, and to take things with a grain of salt. The other thing I want to point out on the website is I saw some pictures here of the Annual Tenant Barbecue. It pictures two fire trucks here, spraying down children, and I'm just really wondering, is this the best use of our tax dollars. Is the increase in the fines going to fund this type of Annual Tenant Barbecues at the taxpayers' expense? Thank you.

Bill Stergios, PO Box 217, Candia, NH (Re: Ordinance Fees) stated: I'm a private landlord. I own three buildings in Manchester. I've been a landlord for thirty years. My buildings are all in Ward 4, and I'm a responsible landlord. I don't wear a suit and tie because I'm picking up trash that blows all over my yards every morning. I just want people here to know how NeighborWorks' government subsidized housing projects affect me and other private landlords. And I just want to tell you a short story. I rented to a Bosnian refugee through the resettlement program, and he was here about three months. He says to me, You know, Bill, America is tough. My wife has to work. She should stay home with the kids. I said well, Welcome to America. My wife works, a lot of our wives work. And that's the way it is. I go there the next month to get the rent and he says, You know, I want to tell you I'm moving next month. I'm moving up on North Elm Street in the big brick buildings. Those are the buildings that were rehabbed by NeighborWorks at millions of dollars expense. He was paying \$800 a month for a three-bedroom apartment. He says, Now I'm going to get a three-bedroom apartment up there, heat and hot water for \$500 a month. He says, You know, now my wife doesn't have to work. And I'm thinking to myself, Boy now my wife and I are going to have to work harder to support immigrants so that their wives don't have to work. I just thought to myself, There's something wrong with this. Is it me? Am I thinking wrong that maybe there's something wrong with this whole thing? And listening to NeighborWorks, and seeing them in the paper every day, I think that maybe it is me. Maybe all the housing should be government housing put up by NeighborWorks. Now, the other \$500 for that apartment is picked up by the taxpayers. And there's about a hundred apartments in that building. And they own about three hundred apartments overall. So you do the math: \$500 a month each that we're picking up so that these immigrants don't have to work. Now this project was sold as affordable housing. Affordable housing for policemen, teachers, firefighter's. You go by there and it's all immigrants. If this was sold in the beginning as government subsidized housing for immigrants it would never fly, and that's why everyone was misled to begin with.

Bill Dodd, Ward 7, Manchester, NH (Re: Citywide) stated: That's going to be a tough one to follow. To make a little correction, the last time I was in here I was talking about the airport, and I think there was a misconception that the airport director's salary was paid out of taxes. I know they're not; they're paid out of revenue out there. And with the fine salary that he's making, I think you gentlemen should require that he comes up with a full-fledged recycling program for the de-icing solution out there. Not a half a plan, but a full plan, so nothing goes into the Cohas Brook out there. Enough on that one. You heard the gentlemen up here talking about the ordinances that aren't followed. There was a piece in the paper a while back about signs, political signs everywhere. Trucks on Candia Road, you've heard that one before. And the little mufflers on the Japanese cars that are illegal, modified exhaust. You have ordinances against that. Let's try to enforce some of them. I'm definitely a taxpayer in this City. Mine went up just a little bit under a thousand bucks this last time. But something happened. The Union Leader went down \$109,000. Olive Garden out on South Willow Street went down \$28,000. And your downtown central business district that you've pumped tens of millions of dollars into to bring it back, only saw an increase of \$66,000. Something's wrong. Also, a little while back you guys rezoned Harvey Windows from industrial to commercial. Well guess what? Under industrial they were paying somewhere in the neighborhood of \$178,724.72. You rezoned it commercial. The taxes went down to \$118,713.31, a difference of \$60,011.41. My taxes went up a thousand. It doesn't take it hard to figure out that there's sixty other people like me in the City that are making that up. Now we get to the 39 acres up on Wellington Hill Road. And I think, Mr. Thibault, your Committee had a meeting earlier today. I've got to ask, how many of you guys have this little map from Google, that sit on that Committee, or any of you Aldermen? I know Mr. Gatsas has one because I gave him one. And how many of you have this little map that you can't find anywhere on line that shows all the lots up there, and how big they are and what they're worth. You might want to know that the City has one up there that's .34 acres – a third of an acre. It's assessed at \$112,500. Right next to it, there's a privately owned lot that's just over an acre, 1.03. That's only assessed at \$19,000. And it goes on and on up there. The City lots are assessed way up there, but private lots are way down. The other thing I want to bring up is this thing is supposed to be going out for bid, and you have a company called Stebbins Commercial Properties is going to market it for you guys if you get it all pulled in together. My question is, Did that ever go out for bid? Do you have a marketing company that's charging you the least amount of money to do this? The other thing is, I kind of got in and looked under charitable organizations, and RSA 72:23-I talks about persons and properties liable and 23-C talks about persons and properties liable to taxation. And then you get down to 723 itself, persons and property liable. When you get down to number three, number three on that says, houses of public worship, parish houses, church parsonages occupied by their pastors, convents, monasteries, buildings and their lands are pertaining to them, owned, used, and occupied directly for religious training or for other religious purposes by any regular recognized and constituted denomination, creed, sect, organization, incorporated and yeah. My big question is, in this article and according to this

map that I went through and marked out who owns what. C for city; St. George's Church, Roman Catholic Bishop of Manchester and a couple of private owned lots up there. You tell me how any church can be sitting on private land up there and you guys are going to pull it in together and make millions of dollars for them, according to the article that was in the paper? And they're not paying any taxes on it? According to what I have right here, unless I've misinterpreted it, it's their buildings and their lands where they use them for religious purposes, not land speculation. I think you guys need to ask a whole lot of questions before this thing comes up for a vote, and I'm probably pretty sure the Lands and Buildings Committee gave this thing a greased path all the way through. But according to the gentleman that was just up here, he brought up an interesting thing. I don't know, Mr. Thibault, if you still sit on the Southern New Hampshire Planning Commission. Okay, and this is the cities and towns all around Manchester here. How many other cities, sir, on that board, are doing their fair share, which is what they're supposed to be doing, for workforce housing? Not many of them. I don't think Manchester needs to build any more workforce housing. And I think Mr. Gatsas is exactly right. This is supposed to be up there for single family houses, but my question, one of them is, there's a lot up there right next to the City lot that's .33 that's assessed at \$112,050, and the one right next to it, like I said, is \$19,000. Did somebody reassess something wrong here? And shouldn't they be paying more taxes? But I think you need to look into RSA 723 and what constitutes charitable organizations and how far they can stretch it. Because they've been sitting on land up there for a long time and I think you need to figure out what's going on before you do any voting. They can own that land, but let them pay taxes on it.

There being no one else present wishing to speak, on motion of Alderman Thibault, duly seconded by Alderman Forest, it was voted to take all comments under advisement and further to receive and file any written documentation presented.

This being a special meeting of the Board, no further business was presented and on motion of Alderman Smith, duly seconded by Alderman Garrity, it was voted to adjourn.

A True Record. Attest.

City Clerk